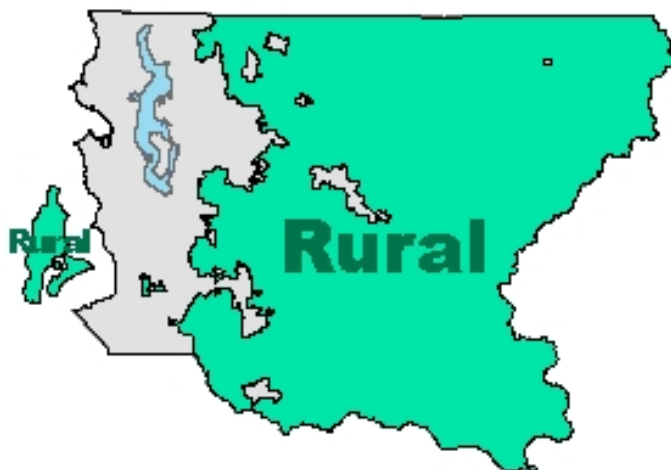


RURAL

Unincorporated King County

Rural unincorporated King County covers central and eastern King County and Vashon Island – areas outside the Urban Growth Boundary. These areas are designated Rural, Agricultural or Forest Resource by the King County Comprehensive Plan. Uses include forest, farmland, woodlands and low-density residential. Urban services such as sewer service are not provided in Rural areas. Rural and Resource areas, which cannot be annexed into a city, cover the majority of King County's land area but contain less than one-tenth of the County's population. Rural unincorporated King County has grown very slowly since Growth Management took effect in the mid-1990s: less than five percent of countywide new residential construction and population growth occur in these areas.



QUICK FACTS

Land Area: 1,072,600 Acres or 1,676 Square Miles

King County Council Districts: parts of 4 Districts

School Districts: 11 Districts

Water Districts: 13 Districts

Sewer Districts: 3 Districts

Fire Districts: 16 Districts

TAX INFO

2008 Assessed Valuation: \$22,999 million
 '08 Uninc. Area Levy (\$1.605 per 1000): \$36,916,004

2007 Real Estate Sales: \$1,292 million
 Local Option REET Revenue (0.5%): \$6,437,583

2007 Taxable Retail Sales: \$704 million
 Local Option Sales Tax Rev (0.85% of 1%): \$5,925,491

EMPLOYMENT

Number of Business Units: 2,271

Year 2006 Total Jobs: 19,300
 Manufacturing: 770
 Wholesale/Utilities: 1,850
 Retail: 1,250
 Finance/Services: 6,170
 Government/Education: 4,140
 AFFM/Construction: 5,120

Source: WA Employment Security Dep't, 2006

INCOME

Median Household Income: \$73,400
Number of Households: 46,900

Households by Income Category:
 0 – 80% 10,800 (23%)
 80 – 140% 13,400 (29%)
 140%+ 22,700 (48%)

Source: 2000 US Census

DEMOGRAPHICS

2000 Census Population: 135,000
2008 Population: 144,000
Pop. Per Sq. Mile: 86

Median Age: 38.2
Age Structure:
 17 and under 39,300 29%
 18 – 64 86,350 64%
 65 and over 9,350 7 %

Race Categories:
 Non-hispanic White: 122,500 (91 %)
 Black or African Am.: 800 (0.6%)
 Asian and Pacific Is: 3,200 (2.4%)
 Native Am. and other: 1,800 (1.3%)
 Hispanic or Latino: 3,700 (2.7%)
 Two or more race: 3,000 (2.2%)

HOUSING

Total Housing Units: 49,500
 Single Family: 43,900
 Multifamily: 1,500
 Mobile Homes: 4,100

Percent Homeowners: 88%
Average Household Size: 2.89
Median House Value: \$320,000
Median 2 Bedroom Rental: \$750

Source: 2000 US Census

DEVELOPMENT ACTIVITY

2007 New Residential Units: 411
 Single Family: 401
 Multifamily: 5 / 10

2007 Formal Plats/Lots:
 Applications: 74 lots in 2 plats
 Recordings: 6 lots in 1 plat

2007 Residential Land Capacity:
 In Acres: n a
 In Units: 13,000